

Environmental Health Referral Response - industrial use

Application Number:	Mod2022/0241
Date:	20/06/2022
To:	Lashta Haidari
Land to be developed (Address):	Lot 100 DP 1114910 , 207 Forest Way BELROSE NSW 2085 Lot 7 DP 807906 , 199 Forest Way BELROSE NSW 2085

Reasons for referral

This application seeks consent for large/and or industrial development.

And as such, Council's Environmental Investigations officers are required to consider the likely impacts.

Officer comments

General Comments

Replacement of a sewage pump station at Glenaeon Retirement Village has the potential to cause noise impacts on surrounding residents. Noise modelling of two scenarios has been provided by an acoustic consultant to demonstrate that compliance with relevant noise criteria is possible. Council is satisfied that the installation will have minimal noise amenity impacts if installed according to scenario two of the acoustic report, and thus support the application providing that it is in accordance with the acoustic report -as conditioned below.

The proposal is therefore supported.

Note: Should you have any concerns with the referral comments above, please discuss these with the Responsible Officer.

Recommended Environmental Investigations Conditions:

CONDITIONS TO BE SATISFIED PRIOR TO THE ISSUE OF THE CONSTRUCTION CERTIFICATE

Acoustic Report Design Recommendations

Prior to the issuing of any Construction Certificate, documentation is to be submitted to the satisfaction of the Principal Certifier that recommendations within the document "Environmental Noise Assessment" report by Resonate Consultants, dated 17 March 2022 (reference:S210693RP1 Revision A), specifically Scenario 2, have been implemented/incorporated into the design of the pump station.

Reason: To protect acoustic amenity of surrounding premises.

CONDITIONS WHICH MUST BE COMPLIED WITH PRIOR TO THE ISSUE OF THE OCCUPATION CERTIFICATE

Certification of Compliance with Acoustic Design Recommendations

Prior to any occupation certificate being issued, a qualified and experienced person(s) must confirm that the sewage pump station has been constructed in accordance with Scenario 2 and all other recommendations within the document "Environmental Noise Assessment" report by Resonate Consultants, dated 17 March 2022 (reference:S210693RP1 Revision A).

Reason: To protect acoustic amenity of surrounding premises.